



COASTAL PERMIT ADMINISTRATOR AGENDA (SPECIAL MEETING)

NOVEMBER 20, 2024
10:00 A.M.

ORDER OF AGENDA

The Mendocino County Coastal Permit Administrator meetings will be conducted **at 860 North Bush Street, Ukiah California** and virtual attendance will be available via Zoom. Meetings are live streamed and available for viewing on the Mendocino County YouTube page, at <https://www.youtube.com/MendocinoCountyVideo>

Mendocino County Coastal Permit Administrator November 20, 2024 @ 10:00 AM Pacific Time (US and Canada). Please click the link to join the webinar: <https://mendocinocounty.zoom.us/j/82797153499>

Or One tap mobile: +16699009128, 82797153499# US (San Jose)+16694449171, 82797153499# US

Webinar ID: 827 9715 3499

The public may participate digitally in meetings by sending comments to pbscommissions@mendocinocounty.gov or orally via telecomment in lieu of personal attendance. All public comment will be made available to the Coastal Permit Administrator, staff, and the general public as they are received and processed by staff, and can be viewed as attachments to this meeting agenda at <https://www.mendocinocounty.gov/departments/planning-building-services/public-hearing-bodies>. To submit public comments via telecomment, please use the telecomment form found at: <https://www.mendocinocounty.gov/departments/planning-building-services/public-hearing-bodies> under the Coastal Permit Administrator tab.

- 1. Meeting Called to Order - 10:00 a.m.**
- 2. Determination of Noticing.**
- 3. Regular Calendar.**

3a. CASE#: CDP_2023-0006 (Continued from October 24, 2024)

DATE FILED: 2/03/2023

OWNER/APPLICANT: Denise Pinkston and Jeffery Sinsheimer

AGENT: Debra Lennox

REQUEST: Standard Coastal Development Permit to construct a new 2,336 square foot four bedroom single-family residence with a 576 square foot attached garage and storage. Additional improvements include 424 square feet of porches, 1,257 square feet of patios, an entry gate, fencing, landscaping walls, stone stairs, various water storage containers, a fire pit, 6,203 square feet of landscaping and the conversion of a test well to a production well for potable water needs.

ENVIRONMENTAL DETERMINATION: Mitigated Negative Declaration

LOCATION: In the Coastal Zone, 655± feet east of Albion town center on the north side of Albion Ridge Road (CR 402), 700± feet east of its intersection with Albion Street (CR 407D), located at 33800 Albion Ridge Road, Albion; APN 123-170-19.

SUPERVISORIAL DISTRICT: 5 (Williams)

STAFF PLANNER: Keith Gronendyke

3b. CASE#: CDPM_2024-0002

DATE FILED: 4/22/2024

OWNER/APPLICANT/AGENT: Thomas Paradise

REQUEST: Standard Coastal Development Permit Modification to CDP_2016-0046 which approved the construction of a single-family residence and detached accessory structure containing a garage, workshop, greenhouse and guest cottage. Associated improvements include decking around the single-family residence and accessory structure, solar system on the accessory structure, hot tub within the exterior decking of the single-family residence, and permeable driveway. Associated utilities include construction of a septic system, propane tank, well and pump house. The application includes a proposal for Major Vegetation Removal on the parcel. The modification proposes to drill three (3) test wells to ensure the result of one (1) production well with a seven (7) foot tall fifty (50) square foot pumphouse.

ENVIRONMENTAL DETERMINATION: Addendum to a previously adopted Mitigated Negative Declaration

LOCATION: In the Coastal Zone, 5.0± miles south of Fort Bragg and 0.5± miles west of the village of Caspar. The parcel is located on the southeast corner of the intersection of Pacifica Drive (CR



559) and Seadrift Avenue (CR 560), 0.3± miles west of the intersection of Pacifica Drive (CR 559) with Caspar Road (CR 569), located at 45465 Pacifica Drive, Caspar; APN 118-040-10.

SUPERVISORIAL DISTRICT: 4 (Gjerde)

STAFF PLANNER: Jessie Waldman

4. Matters from Staff.

- 5. Matters from the Public.** The Coastal Permit Administrator welcomes participation in meetings. This item is limited to matters under the jurisdiction of the Coastal Permit Administrator which are not on the posted agenda and items which have not already been considered by the Coastal Permit Administrator. No action will be taken.

6. Adjournment.

ADDITIONAL INFORMATION/REPORT AVAILABILITY. The staff report and notice are available on the Department of Planning and Building Services website at <https://www.mendocinocounty.gov/departments/planning-building-services/public-hearing-bodies>. Additional information regarding the above noted items may be obtained by calling the Department of Planning and Building Services at (707) 234-6650, Monday through Friday, 8:00 a.m. through 5:00 p.m. Should you desire notification of the Coastal Permit Administrator's decision you may do so by requesting notification in writing and providing a self-addressed stamped envelope to the Department of Planning and Building Services.

APPEAL PROCESS. Persons who are dissatisfied with a decision of the Coastal Permit Administrator may appeal the action to the Board of Supervisors. An appeal must be made in writing along with the applicable fee to the Clerk of the Board within 10 days of the Coastal Permit Administrator's decision. The appeal issue will be placed on the next available Board of Supervisor's agenda for consideration, and the appellant will be notified of the time and date. Appeals to the Board of Supervisors do not necessarily guarantee that the Coastal Permit Administrator's decision will be overturned. In some cases, the Board of Supervisors may not have the legal authority to overturn the decision of the Administrator

AMERICANS WITH DISABILITIES ACT (ADA) COMPLIANCE. Mendocino County complies with ADA requirements and upon request, will attempt to reasonably accommodate individuals with disabilities by making meeting material available in appropriate alternate formats (pursuant to Government Code Section 54953.2). Anyone requiring reasonable accommodation to participate in the meeting should contact the Department of Planning and Building Services by calling (707) 234-6650 at least five days prior to the meeting.

www.mendocinocounty.gov/pbs